

# Modern Home-Builders and Home-Furnishers of Omaha

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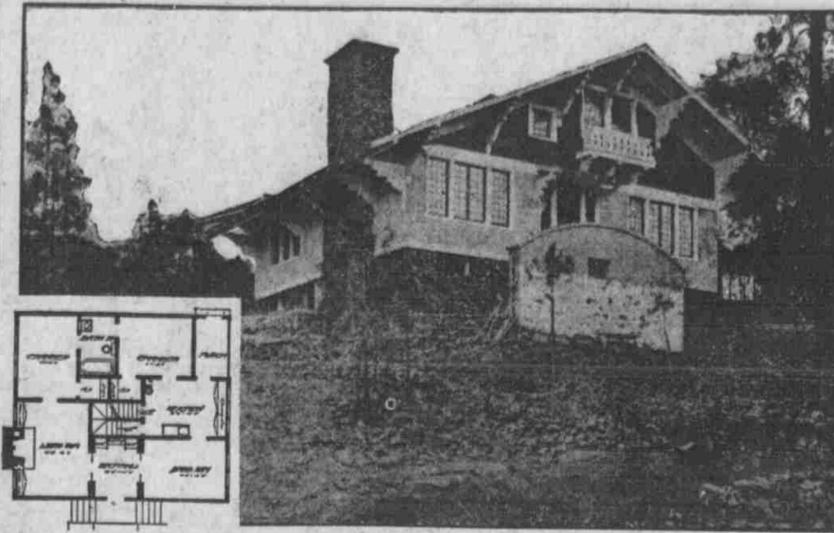
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## New Design for Modern Home



THE CHALET.

From the laterite walled, lime-concrete finished, and palm-roofed Indian bungalow to the latest creation of the southern California architect is a far cry. But the American adaptation of its Indian progenitor has retained many of the forms, if not structural characteristics, of the original. It is true that the primitive simplicity of form of the bungalow gave opportunity for younger home builders to imagine that an architect was not necessary to design so simple a habitation, and with or without the aid of the plan book they "went it alone" with greater or less regret afterward. Nixon Waterman, that maker of rhymes, in the Saturday Evening Post, pictures them thus in his "Their Bungalow":

Just as the robins build  
Their love-wrought nest without the aid  
Of some conceited bird who dares  
To tell them how it shall be made,  
So John and Mary proudly planned  
Their home, and deemed 'twould be a sin,  
Amid their rosy dreams, to let  
An architect come butting in.  
Alas! it was not wisely planned,  
For doors and windows, so they find,

Are out of place; some rooms too large  
And some too small; but, never mind!  
With pride they show their house to  
friends,  
Who, as they view it, come to know  
Why John and Mary will persist  
In calling it their "bungle, oh!"

But though it is a far cry from the alpha to the omega of bungalow design, what can be said of the movement that leaves the land of the bungalow to adopt the lonely hut of the Swiss shepherd for a motif in cottage design.

As the bungalow was designed for a flat country, the chalet is an eagle's nest upon a crag. But as we find the modern bungalow perched upon the sides of hills from California to Maine, so we will find the chalet dotting the prairies between. But both have for their recommendation simplicity of construction, with low walls and broad roof, that appeals to the modern home builder and the artistic instincts of the designer.

While the chalet is an ideal type of mountain home, and will ever harmonize best with a steep and more or less

rugged hillside, it is in its simplicity adaptable to any site that can give its breadth of perspective and some elevation. It is also more varied than the bungalow in its adaptability to climate and material. As the original bungalow was walled with a sun-dried brick, and its American prototype is usually shingled, so the chalet that was of timbered construction, is enclosed with any material from field stones to plaster cast, and roofed with tile, shingles or composition.

Both may be constructed inexpensively and attractively. In fact in both the greater simplicity that is observed the greater the artistic attractiveness of the design. Both the original bungalow and the chalet grew out of the need for shelter and the builders, following the lines of least resistance, built naturally and of the materials nearest at hand. In following the design it is well to keep this fact in view, so that the design will grow naturally, rather than have unnatural attachments grafted on, to its rule.

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3d—The demand for the building-contractor is constant.  
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Therefore Home Builders' Plan is Practical.

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## TIMELY REAL ESTATE GOSSIP

Preparing to Build Another Ice House at Carter Lake.

## FINAL PLANS FOR WINNIPEG

More Than Fifty Omaha Real Estate Dealers Are Making Arrangements to Attend the Sixth Annual Convention.

The sixth annual convention of the National Association of Real Estate Exchanges, to be held at Winnipeg, Manitoba, July 28, 29 and 30, and which will be largely attended by real estate men from this section, is expected to be the biggest assemblage of real estate dealers ever held in America. From 1,000 to 1,500 delegates will be present, representing every state in the United States and many of the provinces in Canada. Edward S. Judd of Chicago is president of the national association. Vice presidents are C. L. Simpson, Kansas City; R. Bruce Douglas, Milwaukee; N. J. Upham, Duluth; H. P. Has, Pittsburgh; R. D. Waugh, Winnipeg; E. B. LeMaster, Memphis; Telfair Stockton, Jacksonville; William T. Atwater, Buffalo; W. E. G. Saunders, Fresno, and J. S. Ray, Louisville. Philip Moensinger of Cincinnati is secretary; Edward S. Lowrey of Detroit is treasurer, and Thomas H. Ingersoll of Minneapolis is executive secretary.

The convention is to be held in the industrial bureau at Winnipeg. It will also be the headquarters for delegates. The industrial bureau building is credited with being one of the finest convention halls in the continent.

Winnipeg has shown a wonderful growth during the last few years and is now regarded as the Chicago of Canada. It is expected that about fifty delegates will attend the convention from this city.

At last the Burlington railroad has finished purchasing property in Gibson and now will not have to cut trains in two at Homer street, an exigency which the road thought would exist unless eight cottages there could be bought. The road put the Byron Reed company on the job four years ago to buy the property.

During the last week the last purchase of the necessary property was made.

The eight dwellings occupied an addition known as Riverside. The owners were not anxious to leave their homes and the sales were consequently difficult to negotiate. The railroad, however, was not in a hurry and by allowing the Byron Reed company to take its time, all the home owners were persuaded to sell at reasonable figures. By keeping the deals secret none of them learned that the railroad was desirous of getting the strip and for that reason none held up the price. The tract stands on the river bottoms and did not cost the Burlington more than \$15,000 to obtain ownership.

Timber and lumber are being delivered to the site of the old Hammond ice house on Carter lake and the construction of an artistic ice plant will be started there shortly. Plans have been completed and an engineering company has set to work on the preliminaries. E. J. Cornish, who gave Carter Lake park to the city, will be the owner of the plant. He and Mrs. Cornish are now on a 1,500-mile cruise of the North sea, going to North Cape along the Norway coast and perhaps to Utsjokken.

The ice house to be constructed will be one of the beauty sites of the park they donated. Its walls will be finished in stucco and wooden paneling, and the

## COAL DEALER OPENS OUT IN NEW QUARTERS.

General architectural design will harmonize with the surroundings. The new boulevard will run by it. The incline for carrying ice will be put up on the rear side, out of view from both the lake and the boulevard. A channel cut around it will carry the ice to this incline. The boulevard across the channel will be beautified by a pretty concrete bridge. The ice house will contain 50,000 tons.



VICTOR WHITE.

A new building is being erected on the site of the Twin City Express and Warehouse company on Howard, between Thirtieth and Fourteenth streets, which was recently destroyed by fire. The building will not be occupied by the express company, but will be occupied by another concern, probably a print shop.

## Victor White Again Launches Out Into the Coal Business

Victor White will not retire from the coal business, but on the other hand, has completed arrangements to handle coal on a more extensive plan than heretofore. When the Havens-White Coal company was disbanded Mr. White had no definite plans in sight, although he was made several most flattering offers.

The Victor White Coal company is again doing business, under the old name it had before the formation of the Havens-White company. The new offices of the company will be at 1214 Farnam street, which were the headquarters of the company several years ago.

Coal sold by the Victor White Coal company will be distributed from the four lumber and coal yards of the C. N. West Lumber company.

Rain Falls in Western Nebraska. The Burlington reports a heavy rain in the vicinity of Bridgeport Friday night and fairly heavy showers all along the Alliance line. Over the Northwestern territory, up the Elkhorn and out toward the Black Hills, there were light and scattered showers, but no general rain. There was no rain last night in the eastern part of the state, or down in the South Platte country.

## Trust Company Part in Handling Estates and Bequests

One of the notable features of modern financial development is the establishment of trust companies as business organizations to manage exclusively large estates or trusts. In the city of Hoboken, N. J., there is a modest little trust company which transacts all the business in connection with the colossal gifts of Andrew Carnegie for educational and charitable purposes. In connection with the great Rockefeller donation a so-called "foundation" has been created and a board of trustees appointed to administer the affairs growing out of these donations. This board of trustees is in principle, and effect, a trust company. It is an exemplification of the enduring principles of corporate administration of trusts as represented by the modern trust company. In various cities men of great fortune, especially where they had large holdings of real estate, have formed so-called personal trust companies. These trust companies are chartered under the laws of the respective states and have all the powers usually given to full-fledged trust companies. The only difference is that these trust companies are exclusively engaged in handling the property or trusts created by some one man who leaves a large fortune. The primary reason for the creation of such personal trust companies is that a practically perpetual corporation is created to fulfill the provisions of the trust, which may have a life extending over many generations.

As new conditions and exigencies arise the modern trust company is being broadened in its work. An increasing number of large estates being transferred to the custody of trust companies because of the general appreciation of the many advantages which corporate trusteeship offers. The courts present so many glaring instances of betrayal of trusts by individuals that there is no other alternative left to the conscientious man of affairs who wishes to make proper provision for those dependent upon him in the event of his death. It may be truly said that the trust company as a fiduciary agent is still in its infant stage of growth, although it now has custody of a wealth which is estimated in excess of \$5,000,000,000.

## Retailers Differ from Ryder About Restricting Autos

President H. A. Thompson of the Retailers' association has notified Fulco Commissioner J. J. Ryder that retail merchants will not co-operate with him in the plan to establish a district down town where automobiles may not be parked.

Thompson says several merchants feel it is a good thing commercially for a number of automobiles to stand continually at the curb in front of their stores.

Regardless of the opposition of some of the retailers, Ryder will go ahead with his plan to "restrict" the most congested part of the business district. He will meet with a committee from the Automobile association to discuss the situation.

The committee appointed from the Automobile association to discuss the matter with Ryder is composed of Harry Lawrie, W. J. Kierstead, Joe Barker, J. E. George. They will meet Monday.

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